

This Indenture

made (in duplicate) the Tenth day of January,
one thousand eight hundred and seventy seven

IN PURSUANCE OF THE ACT RESPECTING SHORT FORMS OF CONVEYANCES:

Between

John W. Kerr of the Town of
Cobourg in the County of Northumberland
Esquire of the First Part, Eva Fraser Kerr
wife of the said party of the first part of the
Second Part

— And —

Thomas Waldie of the Village
of Baltimore in the said County of
Northumberland Hotel Keeper of the
Third Part

Witnesseth, that in consideration of
Five hundred

Five thousand


dollars

of lawful money of Canada now paid by the said party of the third part
to the said party of the first part (the receipt whereof is hereby by him
acknowledged), He the said party of the first part Doth Grant unto the said
party of the third part. his heirs and assigns FOR EVER.

All and Singular that certain parcel or tract of land and premises, situate,
lying and being in the Township of *Haldimand* in
the County of *Northumberland* and Province
of *Ontario* - Being composed of the
North Half of Lot Number *Nineteen*
in the *Ninth* Concession of the said
Township of *Haldimand* containing
by admeasurement one hundred acres

more or less.

To have and to hold unto the said party of the *third*
part *his* heirs and assigns to and for *his*
and their sole and only use FOR EVER. Subject nevertheless, to the reservations,
limitations, provisoes and conditions expressed in the original Grant thereof from the
Crown. *Subject also to a Mortgage thereon to the Church
Society of the Diocese of Toronto for about \$1450 or so which
the said party of the third part hereof is to assume
and pay off.*



The said party of the first part **Covenants** with the said party of the
third part **That he** has the right to convey the said lands to the said
party of the *third* part notwithstanding any act of the said party of the
first part. *Save and except the aforesaid Mortgage*

And that the said party of the *third* part shall have quiet possession of the
said lands, free from all incumbrances. *Save and except the aforesaid*
Mortgage

And the said party of the first part **Covenants** with the said party of the
third part that **he** will execute such further assurances of the said
lands as may be requisite.

And the said party of the first part **Covenants** with the said party of the
third part that **he** has done no act to incumber the said lands.
Save and except the aforesaid Mortgage

(TITLE DEEDS.)

And the said party of the first part **Releases** to the said party of the
third part **All his** Claims upon the said lands.

(DOWER.)

And the said party hereto of the
second part wife of the said party of the
first part hereby bars her Dower in the
said lands

day of the date of this Indenture from the said party, of the sum of
one thousand five hundred and no dollars mentioned.

In Witness whereof, the said parties hereto have hereunto set their
Hands and Seals.

Signed, Sealed and Delivered
In the Presence of:

Messrs. J. & J. ... } *Wm. ...*
... } *...*



Dated 10th Jan^y 1877

John W. Kerr
of

— Co —

Thomas Waldie

Deed of Land.

Situate In Haldimand

I hereby certify that the within Instrument is a
correct and legal copy of the original as
the same is contained in the Registry of Deeds
of the County of Northumberland
Book 10 for the Township of Haldimand
at 3 o'clock P.M. of the 12th
January A.D. 1877
Page 1349
Wm. C. C. Clerk

John W. Kerr

Conveyancer &c

Thomas Waldie
of

County of

Northumberland

To Wit

I, William Corry
of the Town of Coburg in the
County of Northumberland
Gentleman make oath and say:

1. That I was personally present and did see the within Instrument and Duplicate
duly signed, sealed and executed by John W. Kerr
and Eva Fraser Kerr
_____ hus of _____ the parties thereto.
2. That the said Instrument and Duplicate were executed at the Said Town
of Coburg
3. That I _____ know the said part _____
4. That I am a subscribing witness to the said Instrument and Duplicate

Sworn before me at the Town
of Coburg in the County
of Northumberland
this 12th day of
January in the year of our
Lord 1877.

Monigal

F. W. M. Knight

A Commissioner for taking Affidavits in B. R., &c.

(Printed matter, 396 words.)